



CANNON BUILDING
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**STATE OF DELAWARE
REAL ESTATE COMMISSION**

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PUBLIC MEETING MINUTES:	REAL ESTATE COMMISSION
MEETING DATE AND TIME:	Thursday, June 9, 2016 at 9:00 a.m.
PLACE:	861 Silver Lake Boulevard, Dover, Delaware Conference Room A , Second Floor of the Cannon Building
MINUTES FOR APPROVAL	July 14, 2016

MEMBERS PRESENT

Justin Healy, Professional Member, Chairman
Jason Giles, Professional Member, Vice Chairman
Lynnette Scott, Professional Member, Secretary
Andrew Staton, Professional Member
Michael Harrington, Sr., Professional Member
Lynn Rogers, Public Member

DIVISION STAFF/ DEPUTY ATTORNEY GENERAL

Eileen Kelly, Deputy Attorney General
Sandra Wagner, Administrative Specialist III
Rain Marrow, Administrative Specialist II

MEMBERS ABSENT

Joseph F. McCann, Public Member

ALSO PRESENT

Tom Burns, Education Committee Member
Ethel Lewis, Keller Williams
Charles Bolig, Artisan Realty, LLC
Danielle Benson, Century 21
Deborah Bennett, RE/MAX Horizons
G.R. Myers, Myers Realty
Ed Hammond, RE/MAX Horizons

CALL TO ORDER

Mr. Healy called the meeting to order at 9:06 a.m.

REVIEW OF MINUTES

Mr. Staton made a motion, seconded by Mr. Giles, to approve the minutes of the meeting held on May 12, 2016 as written. By unanimous vote, the motion carried.

UNFINISHED BUSINESS

Title 6 Amendment – New Construction Disclosure Form

Ms. Kelly reminded the Commission that at last month's meeting the Commission voted to support a Bill written by Mr. Andy Taylor pertaining to disclosures for vacant land. If passed, the Commission will need to create a new disclosure form. A copy of the Bill was given to the members of the Commission.

Review and Signing of Orders

The order for Real Estate Services Group was tabled, as Ms. Kelly needed some additional information from Ms. Vleugels. This order will be ready for signing at the July meeting. Mr. Staton made a motion, seconded by Mr. Harrington to table the signing of the order for Real Estate Services Group. By unanimous vote, the motion carried.

Real Estate Services Group – Anna Vleugels

NEW BUSINESS

Education Committee Report

Mr. Burns reported on the Real Estate Education Committee's meeting. The Education Committee met on June 2, 2016.

At the meeting there were 7 approved courses providers, 9 approved instructors and 2 were denied.

Mr. Burns reported that the sub-committee working on the revamping of the broker's course will be Shirley Kalvinsky, Virgil Bullis, Barbara Brodoway, and John Tarburton.

Mr. Burns addressed the Commission with the ideas from the Education Committee for the Annual Seminar that takes place in September. The suggestions were to have a 1 hour hearing, 1 hour skit with audience participation and 1 hour for a speaker. The Committee would like to see someone from DNREC come and talk about Septic again since this is an ongoing involvement.

The next Education Committee meeting will be July 7, 2016.

Recommendation to Approve and Deny Course Providers, Instructor Applications and Student Requests as Noted

Mr. Harrington made a motion, seconded by Mr. Staton, to approve to the education approvals submitted by the Education Committee for June. By unanimous vote, the motion carried.

Lift Suspension Hearing – Charles Bolig

Hearing minutes will be at the end of the regular minutes.

Review of Crimes List

The Commission reviewed the list of crimes that Ms. Kelly thought would be ones that the Commission could update or remove all together. After review of the crimes and suggestions from Ms. Kelly, Mr. Harrington made a motion, seconded by Mr. Healy, to adopt the changes that the legal counsel has made. By majority vote, the motion carried with Mr. Staton opposing.

Applications for Licensure

Ratification of Salesperson Applications

Mr. Staton made a motion, seconded by Mr. Giles, to ratify the following applications for salespersons per attached list at the end of the minutes. By unanimous vote, the motion carried.

Review of Salesperson Application

The Commission reviewed the salesperson's application for a Mr. Randy Davis. After review and discussion, Mr. Giles made a motion, seconded by Ms. Scott, to approve the salesperson's application for Mr. Davis. By unanimous vote, the motion carried.

Ratification of Broker and Associate Broker Applications

Mr. Staton made a motion, seconded by Mr. Harrington, to ratify the following applications for broker and associate broker per attached lists at the end of the minutes. By unanimous vote, the motion carried.

Review of Applications for Reinstatement

The Commission reviewed the reinstatement application for Ms. Shawn Handschuh. Mr. Staton made a motion, seconded by Mr. Harrington, to approve the reinstatement application for Ms. Handschuh upon successful passing of the DE Law exam. By unanimous vote, the motion carried.

The Commission reviewed the reinstatement application for Ms. Deborah Bennett. Ms. Bennett attended the meeting and addressed the Commission as to the situation that brought her having to reinstate her license. Ms. Bennett wrote a letter to the Commission explaining the situation, so that is what she referred to when speaking. Ms. Bennett has been a licensed salesperson for many years without issues, problems, or complaints. Ms. Bennett had some excruciating circumstances in recent years that played a part in her license not being renewed. After further discussion, it was brought out that Ms. Bennett's broker did not realize that Ms. Bennett's license had lapsed. The Commission took into account the circumstances on which Ms. Bennett has had and granted reinstatement to Ms. Bennett without having to take the exams again. By unanimous vote, the motion carried.

Later in the meeting, the Commission members discussed the circumstance that Ms. Bennett's broker allowed her to work with a lapsed license. Mr. Staton made a motion, seconded by Ms. Scott, to have Ms. Wagner file a complaint on Mr. Hammond. By unanimous vote, the motion carried.

Review of Applications for New Office

The Commission reviewed the following office application(s).

Mr. Staton made a motion, seconded by Mr. Harrington, to approve the application(s) for the following offices:

Keller Williams Realty – New Branch Office
Keller Williams Realty – New Branch Office
Gene Millman Real Estate Services, LLC – New Office
Century 21, Gold Key Realty – New Branch Office
Myers Realty – New Office

By unanimous vote, the motion carried.

Status of Complaints

Complaint # 02-07-16 – Closed by Investigator
Complaint # 02-03-16 – Closed by Investigator
Complaint # 02-07-15 – Closed by Investigator
Complaint # 02-08-16 – Closed by Investigator
Complaint # 02-02-16 – Closed by Investigator
Complaint # 02-05-16 – Closed by Investigator
Complaint # 02-09-16 – Closed by Investigator

Complaint # 02-11-16 – Closed by Investigator
Complaint # 02-06-16 – Closed by Investigator

Election of Members of the Commission

Mr. Staton made a motion to nominate Mr. Jason Giles as Chairperson, Ms. Lynnette Scott as Vice-Chairperson, and Mr. Lynn Rogers as Secretary, Mr. Harrington seconded the motion. All accepted the nomination. By unanimous vote, the motion carried.

Correspondence

There was no correspondence this month.

OTHER BUSINESS BEFORE THE COMMISSION (for discussion only)

PUBLIC COMMENT

There was no public comment.

NEXT SCHEDULED MEETING

The next meeting will be held on Thursday, July 14, 2016 at 9:00 a.m.

ADJOURNMENT

Mr. Staton made a motion, seconded by Mr. Harrington, to adjourn the meeting. By unanimous vote, the motion carried. The meeting adjourned at 9:59 a.m.

Respectfully submitted,



Sandra Wagner
Administrative Specialist III

The notes of this meeting are not intended to be a verbatim record of the topics that were presented or discussed. They are for the use of the Board members and the public in supplementing their personal notes and recall for presentations.

HEARING MINUTES

HEARING – LIFT SUSPENSION

The Delaware Real Estate Commission held a hearing on June 9, 2016 at 9:00 a.m. in the Second Floor Conference Room A, Cannon Building, 861 Silver Lake Blvd., Suite 203, Dover, Delaware.

PRESENT: Jason Giles, Andrew Staton, Michael Harrington, Lynn Rogers, Lynnette Scott

PURPOSE: Lift Suspension from Rule to Show Cause Hearing

PRESIDING: Justin Healy, Chairperson

BOARD STAFF: Sandra Wagner, Administrative Specialist III

DEPUTY ATTORNEY GENERAL FOR THE BOARD: Eileen Kelly, DAG

RESPONDENT: Charles Bolig

TIME STARTED: 9:12 a.m.

The hearing was recorded taking verbatim testimony. Ms. Kelly confirmed with Ms. Wagner that Mr. Bolig was present for the hearing. Ms. Kelly asked the Commission members to introduce themselves. Ms. Kelly summarized the reason for the hearing. Mr. Bolig's final order stated that he had to come before the Board in order for his suspension to be lifted. Ms. Kelly entered documents as Commission's exhibit 1, final order and hearing letter. Mr. Bolig gave his testimony before the Commission. The Commission asked Mr. Bolig questions about his final order and the reason he was in this situation in the first place. Mr. Bolig stated that he does have all 21 hours of CE done for the 2014-2016 renewal period and passed them around for the Commission to review. The Commission went into deliberations at 9:30 a.m. Mr. Harrington made a motion, seconded by Mr. Staton, to lift Mr. Bolig's suspension and a strong note to make sure he continues to take the required CE within the time frame. By unanimous vote, the motion carried. The hearing concluded at 9:35 a.m.

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Smith, Cyreeta J	Salesperson	Keller Williams Realty
Chavis, Heather M	Salesperson	Patterson Schwartz
Proctor, Brittany N.	Salesperson	Re/Max Sunvest Realty Corp.
Rodriguez, Kim M	Salesperson	Keller Williams Realty
Porter, Richard W	Salesperson	Keller Williams Realty
McKelvey, Jennifer A	Salesperson	Patterson Schwartz Real Estate
Krupa, Suzanne P	Salesperson	Keller Williams Realty
Borges, Daniel	Salesperson	Applebaum Realty
Sullivan, Ryan Patrick	Salesperson	Re/MaxCoast & Country
Peterson, Lorin R	Salesperson	PRS Real Estate Group
Koppel, Donna M	Salesperson	Patterson Schwartz & Associates
Joyner, Kyle	Salesperson	Keller Williams Realty
Skalish, Elizabeth H	Salesperson	Fox & Roach LP - Berkshire Hathaway HomeServices
Edwards, Tyshan	Salesperson	Paragon Realtors LLC
Zoccola, Ramona	Salesperson	Patterson Swartz Real Estate
Custis, Teresa E	Salesperson	Keller Williams
Miles, Jessica L	Salesperson	Keller Williams Realty Central Delaware
Krieg, William E., Jr.	Salesperson	Coldwell Banker Resort Realty
Reffner, John M	Salesperson	Coldwell Banker Resort Realty
Beck, John N	Salesperson	Active Adults Realty
Fiorelli, Christa M.	Salesperson	Remax Hometown Realtors
Watson, Aris L.	Salesperson	Provest Realty Associates Inc.
Hernandez, Xavier Jose	Salesperson	Century 21 Executive Group
Norenberg, Kaye T.	Salesperson	Keller Williams Central Delaware
Dunkelman, David M	Salesperson	Soloff Realty & Development
Kucharzyk, James A	Salesperson	Jack Lingo Realtor
Ellegood, Azeez R.	Salesperson	Keller Williams Realty
Rowles, Lacinda J	Salesperson	NRT Philadelphia LLC
Rowles, Jillian L	Salesperson	NRT Philadelphia LLC
Cohan, Christopher F	Salesperson	Re/Max Horizons Inc
Fansler, Mark V	Salesperson	Keller Williams Realty
Barnes, Elisha Danielle	Salesperson	Keller Williams Realty
Voorheis, Justin Michael	Salesperson	1st Choice Properties, LLC
Davis, Courtney R.	Salesperson	Weichert Realtors-First Class
Tingle, Christine H	Salesperson	Long & Foster Real Estate, Inc.
Brooks, Anthony J	Salesperson	Keller Williams Realty Central Delaware
Layton, Aaron L	Salesperson	Harrington ERA Realty Inc
Auen, Austin C	Salesperson	Maggio Shields Real Estate Brokerage
Stape, Mark L.	Salesperson	Patterson Schwartz & Associates
Malinky, Amy L	Salesperson	Harrington ERA Realty
Dixon, Deshawn S	Salesperson	Exit Central Realty
Shupe, Steven R	Salesperson	Exit Central Realty

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Shupe, Jenna L	Salesperson	Exit Central Realty
Keehan, Anne	Salesperson	Long & Foster Real Estate, Inc.
Lazzara, Carol A	Salesperson	Long & Foster Real Estate, Inc.
Murthy, Abha	Salesperson	Berkshire Hathaway HomeServices Fox & Roach
Jenkins-Glover, Marjorie	Salesperson	Weichert Realtors
Coalson, William Joseph	Salesperson	Weichert Realtors
Hagerty, Mary Ellen	Salesperson	Whitehall Ventures, LLC
Johnson, Alvin K.	Salesperson	NRT Philadelphia, LLC
Hammond, Audrey L	Salesperson	Active Adults Realty
Gundy, Kim	Salesperson	Long & Foster Real Estate, Inc.
Barton, J. Douglas	Salesperson	Long & Foster Real Estate, Inc.
Rash, Joshua Joseph	Salesperson	Long & Foster Real Estate, Inc.
Parker, Benjamin J	Salesperson	The Real Estate Market
James, Paul L	Salesperson	Keller Williams Realty
Lafferty, Diane L	Salesperson	Baywood Homes, LLC
Edge, Dean T	Salesperson	Keller Williams Realty Central Delaware
Vetri, Joanne F	Salesperson	21st Century Real Estate, LLC
Gillis, Bradley J	Associate Broker	Sun - Miller Commercial Real Estate
Curtiss, Sharon A.	Broker	Berkshire Hathaway Home Services PenFed Realty LLC
Powers, Michael Francis	Broker	Better Homes of First Heritage Realty
Heiliger, Philip R	Broker	Williams & Williams Marketing Services, Inc.